

# **City of Waukegan Certified Local Government Annual Report**



Reporting Period: October 1, 2013 – December 31, 2014

Prepared by: Steven W. Sabourin  
Department of Planning and Zoning

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## A. Historic Preservation Staff

The City of Waukegan employs one full-time staff person that is assigned to the Historic Preservation Commission in addition to his other assigned duties with the City of Waukegan's Department of Planning and Zoning.

## B. Certificates of Appropriateness (COA's)

There were no Certificates of Appropriateness (COA's) that were applied for during the period October 1, 2013 through December 31, 2014.

Property Address	Date	Request	Outcome

## C. Certificates of Economic Hardship

The Historic Preservation Commission considered no applications for Certificates of Economic Hardship during the period October 1, 2013 through December 31, 2014.

## D. Landmark Designations

It should be noted that the Waukegan City Council would not pass the Historic Preservation Ordinance in December of 2001 unless the ordinance specifically noted that properties could only be voluntarily landmarked. Properties cannot be landmarked without the owner's consent. This has led to many structures, well-deserving of landmark status, to be demolished or detrimentally-altered since a Certificate of Appropriateness was not required. One property was designated a Waukegan Landmark during the period October 1, 2013 through December 31, 2014. The Historic Preservation Commission considered no landmark amendment applications or landmark rescissions during that same reporting period.

Property Address	Date	Property Name	Outcome
946 N. Sheridan Road	December 1, 2014	Isaac R. Lyon Residence	Approved

## E. Survey

Nearly 4,581 homes underwent an architectural survey in 2007. It was the original purpose of this historic resource survey to survey all residential areas of the city. This would have provided the Historic Preservation Commission with an overall encompassing document to guide and direct their efforts towards the areas of the city that needed their attention most. Due to limitations of time and resources, the scope of the survey was limited to almost all areas developed up to 1929. The purpose of the survey was to ascertain which structures retained integrity on the exterior. As such, the survey was concerned with cladding, roofing materials, proportion, massing, porches, architectural detail and windows. The buildings were divided into five categories:

1. High significance/contributing (Red) – No alterations or all original features restored.
2. High significance/contributing (Orange) – Minor alterations that are reversible, i.e. improper siding, missing details, replacement windows.
3. Low significance/contributing (Yellow) – More significant alterations that are not easily reversible, i.e. enclosed porches, small additions.
4. No significance/non-contributing (Green) – Many alterations that render the original structure largely unrecognizable, i.e. major additions to several sides of the structure, addition/removal of stories.
5. No significance/non-contributing (Blue) – Construction less than fifty years old that has no significance individually, i.e. 1960's ranch housing, 1970's split level.

In 2011, staff undertook a photographic survey of all the residences that were listed as contributing properties in the establishment of the Near North Historic District which was listed on the National Register of Historic Places in 1978. Unfortunately, not all residences were documented as they were demolished prior to the adoption of Waukegan's Historic Preservation Ordinance and creation of the Waukegan Historic Preservation Commission in 2001.

No additional surveys were undertaken in Waukegan during the period October 1, 2013 through December 31, 2014.

## F. National Register

One property was added to the National Register of Historic Places during the period October 1, 2013 through December 31, 2014. This property was also landmarked by the Waukegan City Council on June 18, 2007.

Property Address	Date	Property Name	Outcome
1 N. Sheridan Road	December 31, 2013	Carnegie Library	Approved

## G. Properties Monitored through Section 106 Reviews

The City is forwarding projects that trigger a Section 106 review to IHPA. These projects include (but are not limited to) those that are undertaken with the Community Development Block Grant (CDBG), the Neighborhood Stabilization Program (NSP), and the Federal Communications Commission (FCC).

Property Address	Date	Request	Determination
1342 Glen Flora Avenue	November 21, 2013	Upgrade antennae apparatus	No adverse impact
2616 Washington Street	January 16, 2014	Upgrade antennae apparatus	No adverse impact
219 Greenwood Avenue	January 16, 2014	Installation of cellular tower	No adverse impact
2504 Washington Street	April 17, 2014	Installation of cellular antenna	No adverse impact
18 N. County Street	April 17, 2014	Upgrade antennae apparatus	No adverse impact
1123 Elizabeth Avenue	April 17, 2014	Installation of cellular tower	No adverse impact
10 N. Sheridan Road	April 17, 2014	Installation of cellular antenna	No adverse impact
2625 Glen Flora Avenue	May 15, 2014	Installation of cellular antenna	No adverse impact
1534 Cornelia Avenue	May 15, 2014	Rehabilitation of residence	No adverse impact
2725 Dana Avenue	May 15, 2014	Rehabilitation of residence	No adverse impact
2112 Edgewood Road	May 15, 2014	Rehabilitation of residence	No adverse impact
3001 Grand Avenue	May 15, 2014	Installation of indoor antenna	No adverse impact
1524 N. Jackson Street	May 15, 2014	Rehabilitation of residence	No adverse impact
926 Prescott Avenue	May 15, 2014	Rehabilitation of residence	No adverse impact
924 N. County Street	May 15, 2014	Rehabilitation of residence	No adverse impact
444 N. Sheridan Road	June 2, 2014	Installation of new roof on residence	No adverse impact
425 Steele Court	June 4, 2014	Installation of escape window on residence	No adverse impact
308 Julian Street	July 17, 2014	Installation of new siding on residence	Investigate further
1720 9 <sup>th</sup> Street	July 17, 2014	Rehabilitation of residence	No adverse impact
1821 Lewis Place	July 17, 2014	Rehabilitation of residence	No adverse impact
308 Julian Street	July 21, 2014	Installation of new siding on residence	No adverse impact
1724 Salem Avenue	August 20, 2014	Rehabilitation of residence	No adverse impact
1953 Melrose Avenue	August 20, 2014	Rehabilitation of residence	No adverse impact
1245 S. Elmwood Avenue	August 20, 2014	Rehabilitation of residence	No adverse impact
434 Steele Court	October 8, 2014	Rehabilitation of residence	Investigate further
21 Washington Terrace	October 8, 2014	Rehabilitation of residence	No adverse impact
2116 Dover Road	October 8, 2014	Rehabilitation of residence	No adverse impact
817 Ash Street	October 22, 2014	Rehabilitation of residence	No adverse impact
1408 Muirfield Avenue	December 4, 2014	Rehabilitation of residence	No adverse impact
2036 Edgewood Road	December 4, 2014	Rehabilitation of residence	No adverse impact

## H. Preservation Commission Activities

The activities of the Historic Preservation Commission and staff for the period October 1, 2013 to December 31, 2014 are detailed as follows:

#### October 2013

- No Historic Preservation Commission meeting held.

#### November 2013

- Completed Section 106 review for the upgrading of antennae apparatus at 1342 Glen Flora Avenue.
- Commission noted that an electronic message board sign was put up on a landmarked church's property without going through the Certificate of Appropriateness process.
- The ordinance landmarking the Karcher Hotel and all support documentation have been recorded at the Lake County Recorder of Deeds by staff liaison Steven Sabourin.
- Loyola University student Hector Escobar informed the Historic Preservation Commission that the Illinois Historic Sites Advisory Council found that his application to list the Carnegie Library on the National Register of Historic Places satisfied the National Register standards for documentation.

#### December 2013

- No Historic Preservation Commission meeting held.
- The Carnegie Library was entered in the National Park Service's National Register of Historic Places on December 31, 2013.

#### January 2014

- Completed Section 106 review for the upgrading of antennae apparatus at 2616 Washington Street.
- Completed Section 106 review for the installation of a cellular tower at 219 Greenwood Avenue.
- The Historic Preservation Commission approved the CLG Annual Products Report for 2013 to be submitted to the National Parks Service.

#### February 2014

- No Historic Preservation Commission meeting held.

#### March 2014

- Hector Escobar was recognized by the Waukegan City Council on March 3, 2014 with a resolution honoring his work to get the Carnegie Library listed on the National Register of Historic Places.
- No Historic Preservation Commission meeting held.

#### April 2014

- Welcomed new Historic Preservation Commission member Randy Bowcott.
- Completed Section 106 review for the installation of a cellular tower at 1123 Elizabeth Avenue.
- Completed Section 106 review for cellular antennae installation at 10 N. Sheridan Road.

- Completed Section 106 review for the installation of a cellular antenna at 2504 Washington Street.
- Completed Section 106 review for the upgrading of antennae apparatus at 18 N. County Street.
- The Commission voted to hold meetings every other month, on odd-numbered months. Odd-numbered months were chosen because National Historic Preservation Month is in May, an odd-numbered month.
- Staff liaison Steven Sabourin designed the Waukegan Historic Landmark plaque, to be issued to all landmarked properties every May during National Historic Preservation month. Due to budget constraints, only approximately 4-5 plaques will be issued every year.
- Staff liaison Steven Sabourin drafted a proclamation declaring May as Historic Preservation Month with the theme for 2014 as “*New Age of Preservation: Embark, Inspire, Engage*”. Said proclamation was presented to the Historic Preservation Commission at the April 17<sup>th</sup> meeting prior to having it approved by the Waukegan City Council in May.

#### May 2014

- The Waukegan City Council approved the proclamation declaring May as Historic Preservation Month with the theme for 2014 as “*New Age of Preservation: Embark, Inspire, Engage*”. Said proclamation was approved on May 5, 2014.
- The Historic Preservation Commission installed the following members as Officers: Ty Rohrer, Chairman; Nikki Leach-Holland, Vice-Chairman; Randy Bowcott, Secretary; Linda McCulloch, Recording Secretary.
- Completed Section 106 review for residential rehabilitation of residence at 924 N. County Street, which is located in the Near North Historic District.
- Completed Section 106 review for residential rehabilitation of residence at 1534 Cornelia Avenue through the Community Development Block Grant (CDBG) program.
- Completed Section 106 review for residential rehabilitation of residence at 2725 Dana Avenue through the Community Development Block Grant (CDBG) program.
- Completed Section 106 review for residential rehabilitation of residence at 2112 Edgewood Road through the Community Development Block Grant (CDBG) program.
- Completed Section 106 review for residential rehabilitation of residence at 926 Prescott Avenue through the Community Development Block Grant (CDBG) program.
- Completed Section 106 review for residential rehabilitation of residence at 1524 Jackson Street through the Community Development Block Grant (CDBG) program.
- Completed Section 106 review for cellular antennae installation at 2625 Glen Flora Avenue.
- Completed Section 106 review for cellular antennae installation at 3001 Grand Avenue.

#### June 2014

- No Historic Preservation Commission meeting held.
- Staff liaison Steven Sabourin prepared a resolution acknowledging Wayne Munn’s service with the Historic Preservation Commission.
- Staff liaison Steven Sabourin entered all contributing properties in the Near North Historic District into the Building Department’s Govern<sup>®</sup> database system for required Section 106 reviews should building permits ever be applied for at any of those properties.



- Completed Section 106 review for roof replacement at 444 N. Sheridan Road in the Near North Historic District.
- Completed Section 106 review for installation of basement escape window at 425 Steele Court in the Near North Historic District.
- Commissioners help with the annual Waukegan Historical Society's Tour of Homes on June 22, 2014.

#### July 2014

- Completed Section 106 review for residential rehabilitation of residence at 1720 9<sup>th</sup> Street through the Community Development Block Grant (CDBG) program.
- Completed Section 106 review for new vinyl siding for residence at 308 Julian Street in the Near North Historic District. Resident was advised to check state of underlying wood siding when removing old aluminum siding prior to having vinyl siding installed.
- After investigating further about the state of the underlying wood siding for 308 Julian Street, it was agreed to proceed with the vinyl siding.

#### September 2014

- Commissioner Rohrer prepared the landmark nomination application for 946 N. Sheridan Road for preliminary determination.
- The Waukegan City Council approved a resolution on September 2, 2014 honoring the service and dedication of former Historic Preservation Commission member and Chairman, Wayne Munn.
- September 18, 2014 – The Historic Preservation Commission recommended approval of the landmark nomination of the Isaac R. Lyon Residence at 946 N. Sheridan Road.

#### October 2014

- Completed Section 106 review for residential rehabilitation of residence at 434 Steele Court through the Community Development Block Grant (CDBG) program. Further investigation is needed.
- Completed Section 106 review for residential rehabilitation of residence at 21 Washington Terrace through the Community Development Block Grant (CDBG) program.
- Completed Section 106 review for residential rehabilitation of residence at 2116 Dover Road through the Community Development Block Grant (CDBG) program.
- Commissioner Bowcott researched the Isaac R. Lyon Residence at 946 N. Sheridan Road for landmark status.

#### November 2014

- Commissioner Rohrer drafted and submitted the landmark application for the Isaac R. Lyon Residence at 946 N. Sheridan Road after getting the homeowners' signatures.
- The Historic Preservation Commission recommended approval of the landmarking of the Isaac R. Lyon Residence at 946 N. Sheridan Road at its November 20, 2014 meeting.



## December 2014

- December 1, 2014 - The City Council approved the ordinance landmarking the Isaac R. Lyon Residence at 946 N. Sheridan Road and the Statement of Significance for the Isaac R. Lyon Residence at its December 1, 2014 meeting.
- December 15, 2014 - Mayor Motley presented the Statement of Significance for the Isaac R. Lyon Residence to owners Christopher Lanning and David Allen at the City Council meeting.
- December 15, 2014 - The ordinance landmarking the Isaac R. Lyon Residence at 946 N. Sheridan Road and all support documentation was recorded at the Lake County Recorder of Deeds by staff liaison Steven Sabourin.
- December 22, 2014 – Commission Chairman Ty Rohrer submitted four (4) Landmark Nomination applications for the following residences: 616 N. Sheridan Road (Aziel Z. Blodgett Residence), 837 N. Sheridan Road (David Ballentine Residence), 321 N. Martin L. King, Jr. Avenue (James Cory Residence), and 308 Julian Street (Elijah Ferry Residence).

## I. New Commissioners

The Waukegan Historic Preservation Commission welcomed new Commissioner Randy Bowcott on March 17, 2014.

Randy Bowcott is a resident of Waukegan, living the last thirty-three years in the landmarked Dr. Moses Evans residence on Sheridan Road. He has been employed with Northeastern Illinois University and the College of Lake County as a professor of criminology and law. Randy has served on the Carnegie Library Preservation Project Committee and is also actively involved with the Waukegan Historical Society as well.

## J. Informational/Educational Activities

The Waukegan Historic Preservation Commission participated in informational and educational activities during the period October 1, 2013 – December 31, 2014.

- Saturday, October 19, 2013 – Sponsored by the Waukegan Historical Society, Commissioner Ty Rohrer led a guided tour of downtown Waukegan, where participants walked the streets of author Ray Bradbury’s “Green Town”. The places, people, and events from Bradbury’s fictional Green Town (Waukegan) books were highlighted.
- November 2013 – “*The Kennedy Assassination in Print*”. November 22, 2013 was the 50th anniversary of the assassination of President John F. Kennedy. The Waukegan Historical Society had an exhibit which took you back to that tragic time as you read how the story was covered in the local newspapers.
- December 7, 2013 – “*A Victorian Christmas*” at the Waukegan History Museum. Sponsored by the Waukegan Historical Society, visitors got to experience the splendor of Victorian era

decorating and traditions. On this day, the Society's extensive doll collection was also on display.

- June 22, 2014 – Sponsored by the Waukegan Park District and the Waukegan Historical Society, the annual *Waukegan Tour of Homes* was held showcasing 5 homes located at 331 Stewart Avenue, 611 Colville Place, 414 Julian Street, 535 N. Sheridan Road, 405 W. Washington Street, along with the Haines Museum and the Raymond Research Library.
- September 6, 2014 – Commissioner Rohrer presented Waukegan's history related to the Civil War by leading a guided tour of the downtown, starting at the Veterans Memorial Plaza.
- September 20, 2014 – The Waukegan Historical Society sponsored "The Oakwood Cemetery Walk", which was an annual "living history" event that showcased the rich history of Waukegan through costumed actors portraying local historical figures with connections to the cemetery and Waukegan, Illinois. This year's theme was "Firsts in Waukegan." Unique stories were chosen for this year, and they included the first airplane ride, the Waukegan Fair, local inventions, the first Waukegan baseball team, the Academy Theater, and the first Glen Rock Pop. Participants also heard other unique "Firsts in Waukegan" stories as well as the history of the City of Waukegan's Oakwood Cemetery.
- November 8, 2014 – Sponsored by the Waukegan Park District and the Waukegan Historical Society, "Remembering Our Veterans" was a tour led by Commissioner Rohrer of Waukegan's Oakwood Cemetery to learn about our Veterans dating back to the War of 1812 who are laid to rest there.
- Ongoing – Staff liaison Steven Sabourin continues to maintain the Waukegan Historic Preservation Commission website (<http://www.waukeganil.gov/index.aspx?NID=461>).

## K. Historic Preservation Commission Member Attendance

The seven-member Waukegan Historic Preservation Commission conducted seven meetings during the period October 1, 2013 – December 31, 2014. New Commission member Randy Bowcott was appointed by the City Council during this time period. On April 17, 2014, the Waukegan Historic Preservation Commission voted to conduct meetings every other month on the odd-numbered months rather than on a monthly basis.

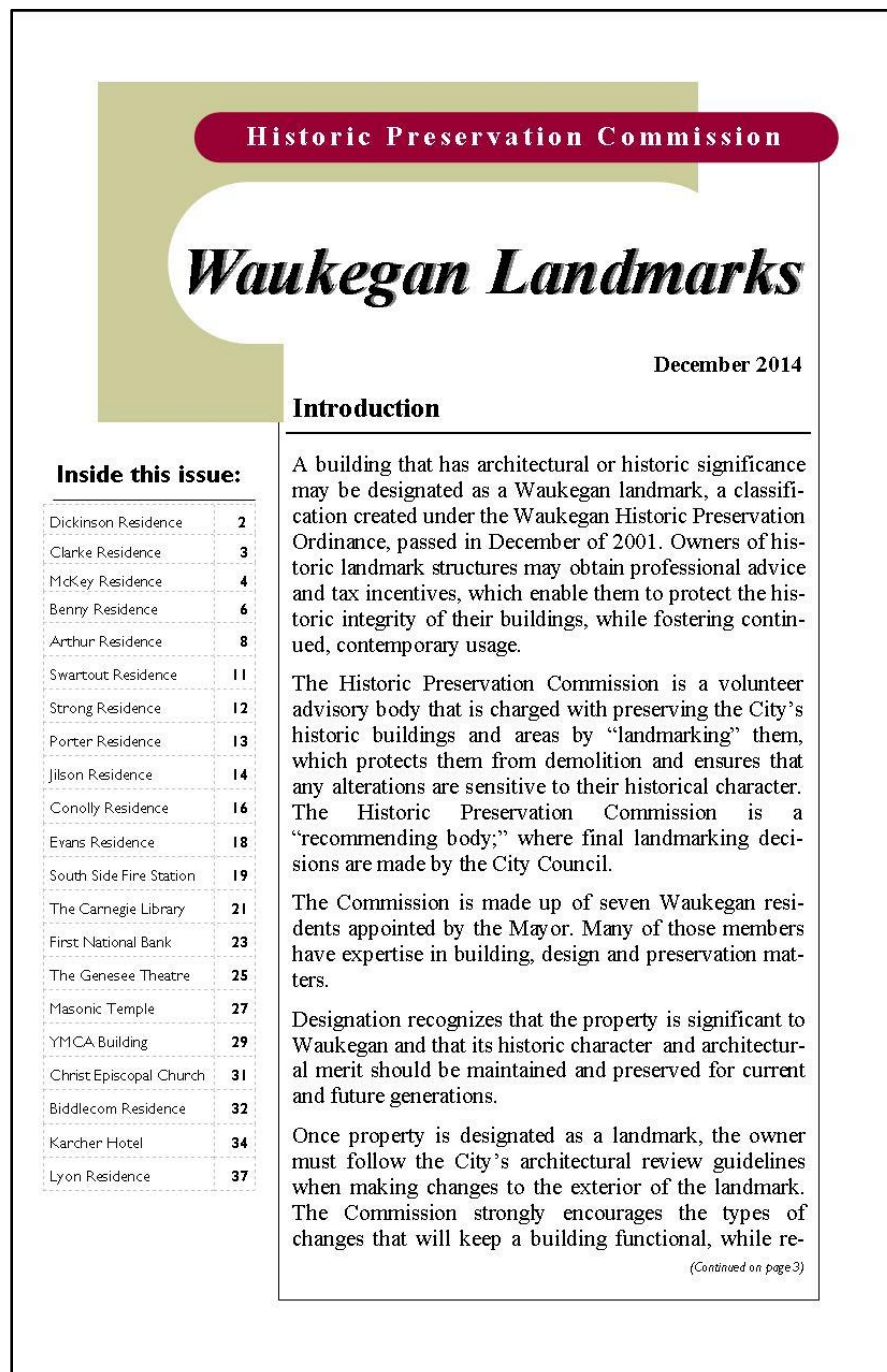
Name	11/21	1/16	4/17	5/15	7/17	9/18	11/20	Attendance Rate
Munn	Y	Y	N/A	N/A	N/A	N/A	N/A	100%
Rohrer	N	Y	Y	Y	Y	Y	Y	85%
Hohf	Y	Y	Y	Y	Y	N	Y	85%
Holland	Y	N	Y	Y	N	Y	Y	71%
McCulloch	Y	Y	Y	Y	Y	Y	Y	100%
Troha	Y	Y	N	Y	N	Y	Y	71%
Neal	Y	N	Y	Y	N	N	Y	57%
Bowcott	N/A	N/A	Y	N	Y	N	Y	60%
<b>Total</b>	<b>6</b>	<b>5</b>	<b>6</b>	<b>6</b>	<b>4</b>	<b>4</b>	<b>7</b>	<b>-</b>

## L. Commission-Sponsored Publications

1. “Waukegan Landmarks” (Steven Sabourin)

Updated December 2014

A publication highlighting the structures and buildings landmarked by the Historic Preservation Commission.



2. Resolution for Hector Escobar from the Waukegan City Council recognizing his efforts to get the Carnegie Library on the National Register, awarded March 3, 2014.

#14 – R - 21

*WHEREAS*, the City of Waukegan acknowledges the importance of historic preservation and desires to promote and preserve its storied heritage; and

*WHEREAS*, the City of Waukegan recognizes that the Carnegie Library, built in 1903, has significant value as part of the historic, heritage and cultural characteristics of the community. As Waukegan's first public library, it was actually conceived in the hearts and minds of early scholars who organized the Little Fort reading room and library association in 1845. That group, and succeeding ones, had their ups and downs until the Sesame Club organized in 1894 and soon began pushing for a free library. After achieving their goal in 1898, the next step was financing the construction of what would become the Carnegie Library; and

*WHEREAS*, the City of Waukegan recognizes the Carnegie Library's identification with a person who significantly contributed to the development of the community, state and country. Andrew Carnegie gave more than \$56 million between 1881 and 1917 to build 2,509 library buildings throughout the world. Waukegan's Carnegie Library is one of 1,679 in the United States, and one of 105 libraries built in Illinois. Carnegie's funding of the construction of libraries grew out of his belief in the responsibility of the wealthy to use their surplus capital to assist the "deserving poor" raise their standard of living. He wrote, "I choose free public libraries as the best agencies of improving the masses of the people, because they give nothing for nothing. They only help those who help themselves. They reach the aspiring, and open to these the chief treasures of the world – those stored up in books"; and

*WHEREAS*, the City of Waukegan accepted the factual findings and recommendation of the Historic Preservation Commission and determined that it is in the public interest and will tend to promote the public health, safety, morals, comfort, convenience and general welfare of the citizens of Waukegan, Illinois to designate the Carnegie Library as a historic landmark on June 18, 2007; and

*WHEREAS*, the City of Waukegan recognizes the work of Hector Escobar, a life-long resident of Waukegan and a graduate student at Loyola University, who decided to nominate Waukegan's Carnegie Library for the National Register of Historic Places as part of a university class project. And although many of his fellow students decided on places or districts in Chicago, Hector chose to do a site in Waukegan "because of its rich history"; and

*WHEREAS*, while there is already a multiple property listing for sixteen Carnegie Libraries in Illinois, Hector Escobar hoped to add Waukegan's Carnegie Library to the National Register list. With the help of the Waukegan Historic Preservation Commission, the Waukegan Historical Society and its Waukegan History Museum, Hector Escobar was able to fulfill the research process and file a comprehensive 24-page nomination for the National Register with the Illinois State Historic Preservation Office and its Illinois Historic Sites Advisory Council (IHSAC).

*WHEREAS*, at its regularly-scheduled meeting on October 25, 2013, the Illinois Historic Sites Advisory Council (IHSAC) considered Hector Escobar's nomination of the Waukegan Carnegie Library to the National Register of Historic Places and found that the Waukegan Carnegie Library has satisfied the National Register standards for documentation.

*WHEREAS*, Edson H. Beall, the National Park Service's Historian, officially certified that Hector Escobar's nomination of the Waukegan Carnegie Library was entered in the National Park Service's National Register of Historic Places on December 31, 2013.

*NOW THEREFORE, BE IT RESOLVED*, by the City Council of the City of Waukegan, Illinois, that Hector Escobar be awarded this Resolution, recognizing his efforts to get the Waukegan Carnegie Library officially listed on the National Register of Historic Places, acknowledging the Carnegie Library's importance to the City and ensuring its preservation for future generations of Waukegan residents, this 3rd day of March, 2014.

ATTEST:

  
MARIA LACOUR, City Clerk

  
MAYOR WAYNE MOTLEY





**PROCLAMATION  
HISTORIC PRESERVATION MONTH**

**WHEREAS**, historic preservation is an effective tool for managing growth, revitalizing neighborhoods, fostering economic development and local pride, and maintaining community character while enhancing livability; and

**WHEREAS**, historic preservation is relevant for communities across the nation, both urban and rural, and for Americans of all ages, all walks of life and all ethnic backgrounds; and

**WHEREAS**, historic preservation encourages community reinvestment, saving resources and promoting socially, culturally, and historically-rich communities. Historic preservation fosters a culture of reuse and maximizes the life cycle of all resources through conservation; and

**WHEREAS**, Waukegan has recognized the importance of historic preservation with the establishment of a historic preservation program by ordinance #01-O-144 on December 17, 2001; and

**WHEREAS**, to heighten the awareness of historic preservation, it has been incorporated under the purview of the Historic Preservation Commission which was established in 2003; and

**WHEREAS**, it is important to celebrate the role of history in our lives and the contributions made by dedicated individuals and organizations in helping to preserve the tangible aspects of the heritage that has shaped us as a people; and

**WHEREAS**, "New Age of Preservation: Embark, Inspire, Engage," is the theme for Preservation Month 2014, co-sponsored by the City of Waukegan, the Waukegan Historical Society and the National Trust for Historic Preservation; and

**WHEREAS**, this year marks the 155th anniversary of Waukegan's incorporation, the 46th anniversary of the Waukegan Historical Society, and the 13th anniversary of the Waukegan Historic Preservation Commission; and

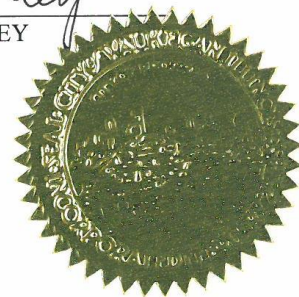
**NOW, THEREFORE, BE IT RESOLVED**, that the City Council proclaims May 2014 as Historic Preservation Month in Waukegan, and call upon the people of Waukegan to join their fellow citizens across the United States in recognizing and participating in this special observance.

Dated this 5th day of May, 2014.

  
MAYOR WAYNE MOTLEY

ATTEST:

  
MARIA LACOUR, City Clerk



4. Resolution for Wayne Munn from the Waukegan City Council recognizing his contributions to the Historic Preservation Commission, awarded September 2, 2014.

14 – R - 90

**A RESOLUTION OF THE WAUKEGAN CITY COUNCIL ACKNOWLEDGING  
WAYNE MUNN FOR HIS VALUABLE SERVICE AND DEDICATION TO THE  
WAUKEGAN HISTORIC PRESERVATION COMMISSION**

**WHEREAS**, Wayne Munn has notably and faithfully served the citizens of the City of Waukegan as a member of the Historic Preservation Commission beginning in September of 2006 through April of 2014. During that time, Wayne Munn served as Chairman from September of 2009 through April of 2014; and

**WHEREAS**, Wayne Munn's fulfillment of his responsibilities was achieved with an earnest dedication to the well-being of the community; and


**WHEREAS**, Wayne Munn's insight in the review of landmark applications and certificates of appropriateness presented to the Historic Preservation Commission has been characterized by a steadfast and abiding determination to promote the preservation and enhancement of the various landmarks and landmark districts subject to Commission review; and

**WHEREAS**, Wayne Munn has contributed to the Historic Preservation Commission through his leadership skills, analytical skills, attention to detail, and consideration of the facts in his decision-making; and

**WHEREAS**, Wayne Munn's compassionate nature and collaborative spirit have served the Historic Preservation Commission well in resolving conflicts and in aiding applicants through the landmarking and certificate of appropriateness processes by offering sound technical and creative input from a historical aspect; and

**WHEREAS**, the Historic Preservation Commission has benefitted greatly from the wealth of Wayne Munn's skills and technical expertise in the field of historic preservation and his efforts to infuse that knowledge in the quality of the recommendations and decisions of the Historic Preservation Commission; and

**NOW, THEREFORE, BE IT RESOLVED**, by the City Council of the City of Waukegan, Illinois, that Wayne Munn is awarded this resolution in commemoration of his outstanding years of service to the Historic Preservation Commission of the City of Waukegan, this 2nd day of September, 2014.

  
WAYNE MOTLEY, Mayor

  
MARIA LACOUR, City Clerk

## M. New Landmark Designation

Included is a scanned copy of the Ordinance landmarking the Isaac R. Lyon Residence at 946 N. Sheridan Road and a Statement of Significance honoring the homeowners.

14 – O - 127

### AN ORDINANCE GRANTING APPROVAL OF LANDMARK DESIGNATION TO 946 N. SHERIDAN ROAD

WHEREAS, on December 17, 2001 the Waukegan City Council enacted ordinance #01-O-144, known as the Historic Preservation Ordinance of the City of Waukegan, Illinois (the Historic Preservation Ordinance); and

WHEREAS, the Historic Preservation Ordinance was enacted to provide the City and its citizens a way to protect, enhance, perpetuate, and allow for the continued use of improvements of special character or historical interest or value within the City for continued health, prosperity, safety and welfare of the people of Waukegan; and

WHEREAS, the Historic Preservation Ordinance established the Historic Preservation Commission and a mechanism whereby elements of the City's cultural, social, economic, political and architectural history could be identified and preserved; and

WHEREAS, pursuant to the Historic Preservation Ordinance, Christopher Lanning and David Allen filed an application with the Historic Preservation Commission (Commission) wherein they requested Historic Landmark Designation for the Isaac R. Lyon Residence, 946 N. Sheridan Road; and

WHEREAS, the Commission set a public hearing to consider the application, and after proper notice, a hearing was convened and evidence heard on November 20, 2014. Thereafter, the Commission prepared a report and made findings of fact, which the Commission conveyed to the Waukegan City Council and which are designated Exhibit A and attached to and made a part of this ordinance; and

WHEREAS, in its report the Commission has recommended to the City Council that 946 N. Sheridan Road be designated a Historic Landmark within the City of Waukegan; and

WHEREAS, the City Council of Waukegan has accepted the factual findings and recommendation of the Commission and has determined that it is in the public interest and will tend to promote the public health, safety, morals, comfort, convenience and general welfare of the citizens of Waukegan, Illinois to designate 946 N. Sheridan Road as a Historic Landmark.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Waukegan, Illinois, as follows:

**SECTION 1:** The recitals set forth above and the findings and recommendation of the Historic Preservation Commission are made a part of this Ordinance.

**SECTION 2:** The City Council approves the application of Christopher Lanning and David Allen, and that the following legally-described property at 946 N. Sheridan Road is hereby designated as a Historic Landmark:

THAT PART OF THE EAST HALF OF LOT 16, SCHOOL TRUSTEES' SUBDIVISION OF SECTION 16, TOWNSHIP 45 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS, TO WIT: COMMENCING AT A POINT ON THE WEST LINE OF SHERIDAN ROAD (FORMERLY STATE STREET) 64.69 FEET NORTH OF



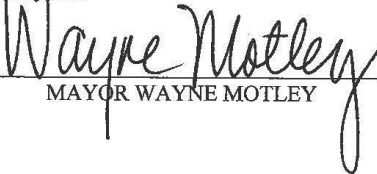
THE CENTER LINE OF SAID EAST HALF OF LOT 16, AND RUNNING THENCE NORTHERLY ON THE WEST LINE OF SAID SHERIDAN ROAD 70 FEET, MORE OR LESS, TO THE SOUTH LINE OF RIDGELAND AVENUE; THENCE WEST ON A LINE PARALLEL WITH THE NORTH LINE OF SAID LOT 235 FEET; THENCE SOUTH PARALLEL WITH THE WEST LINE OF SHERIDAN ROAD 70 FEET; THENCE EAST PARALLEL WITH THE NORTH LINE OF SAID LOT 235 FEET TO THE PLACE OF BEGINNING, IN LAKE COUNTY, ILLINOIS.

**SECTION 3:** Hereafter any proposed alteration, construction, removal or demolition of the subject structure shall require a Certificate of Appropriateness issued by the Historic Preservation Commission pursuant to the provisions of the Historic Preservation Ordinance.

**SECTION 4:** The City Council hereby directs the City Clerk to send or deliver executed copies of this ordinance to Christopher Lanning and David Allen, the Waukegan Planning and Zoning Department and the Waukegan Building Department. The City Clerk is further directed to record a certified copy of this ordinance with the Lake County Recorder of Deeds.

**SECTION 5:** All ordinances or parts of ordinances in conflict with the terms of this ordinance are, to the extent of such conflict, hereby repealed.

**SECTION 6:** This ordinance shall be in full force and effect from and after its passage, approval and publication in pamphlet form as provided by law.

  
MAYOR WAYNE MOTLEY

ATTEST:

  
MARIA M. LACOUR, City Clerk

Presented and read at a regular meeting of the Waukegan City Council on the **1st** day of **December, 2014**.

Passed and approved at a regular meeting of the Waukegan City Council on the **1st** day of **December, 2014**.

ROLL CALL: Aldermen May, Valko, Rivera, Cunningham, Koncan, Moisio, Beadling, Newsome, and TenPas

AYES: Aldermen May, Valko, Rivera, Cunningham, Koncan, Moisio, Beadling, Newsome, and TenPas

NAYES: None

ABSENT: None

ABSTAIN: None

## Statement of Significance

**WHEREAS**, the City of Waukegan recognizes that the Isaac R. Lyon Residence has significant value as part of the historic, heritage and cultural characteristics of the community. The Isaac R. Lyon Residence was a significant and noteworthy structure at the time it was completed circa 1873, and it remains so today. As a largely intact survivor of the period, the house displays the level of craftsmanship and design that marked this rich period of residential design.

**WHEREAS**, the City of Waukegan recognizes the Isaac R. Lyon Residence's identification with a person who significantly contributed to the development of the City of Waukegan. It was built during a time of tremendous growth in Waukegan's history. Lyon, an early pioneer to Little Fort (now Waukegan) established a general merchandise business in 1843. This business proved successful and Lyon rose to a prominent stature gaining the nickname of Waukegan's "merchant prince." The origins of Waukegan's name can be traced to Isaac R. Lyon as he was part of the three member committee that was formed to consider names to replace the town's original name of Little Fort. This committee recommended the name Waukegan and residents formally approved the choice by ballot on March 31, 1849.

**WHEREAS**, the City of Waukegan finds the Isaac R. Lyon Residence representative of the distinguishing characteristics of architecture inherently valuable for the study of a period, type, method of construction or use of indigenous materials. The Isaac R. Lyon Residence is an excellent example of the Italianate style which dominated American construction at that time and was prominent following the Civil War (1861-1865). The Isaac R. Lyon Residence epitomizes the Italianate Style with a balanced, symmetrical rectangular shape; tall appearance; wide overhanging eaves with brackets; side bay windows; tall, narrow windows with hood moldings; and arches above the windows and doors. The residence was originally located on the northwest corner of Sheridan Road and Grand Avenue. The home was moved in the mid-1880's to its current location by George R. Lyon (1846-1913) after the passing of his father Isaac.

**NOW THEREFORE, BE IT RESOLVED**, by the City Council of the City of Waukegan, Illinois, that the Isaac R. Lyon Residence, located at 946 N. Sheridan Road, be awarded this Statement of Significance and receive official landmark designation, thus recognizing its importance to the City and ensuring its preservation for future generations of Waukegan residents, this 15<sup>th</sup> day of December, 2014.

ATTEST:

  
MARIA LACOUR, City Clerk

  
MAYOR WAYNE MOTLEY

